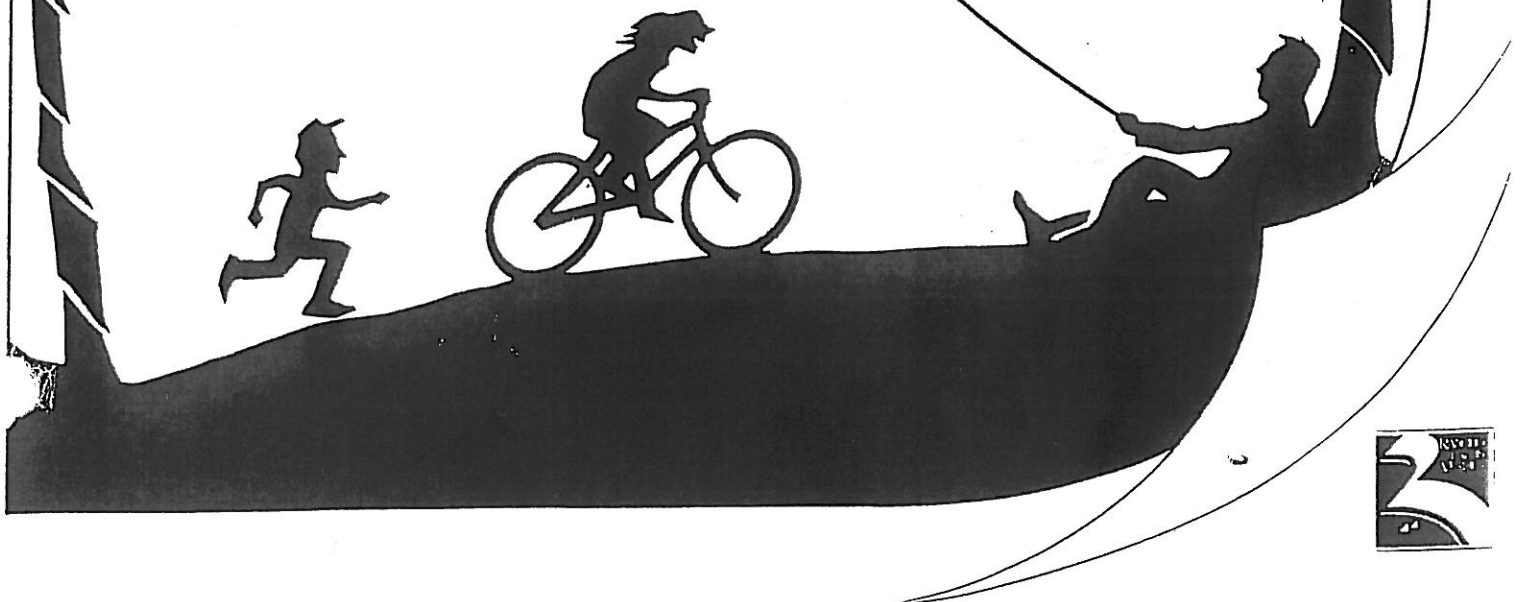


The City of Rancho Palos Verdes

RECREATION & PARKS DEPARTMENT

PARKS MASTER PLAN

REVISED 1989



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PARKS

MASTER PLAN

REVISION

October 17, 1989

PARKS MASTER PLAN REVISION

INTRODUCTION:

The City Council approved the creation of an ad-hoc citizens committee at its November 15, 1988 meeting, and directed that the Parks Master Plan be updated. The Committee was appointed and was directed to consider community needs for recreation sites and facilities without considering how the projects might be funded. Staff was directed to develop a prioritized three year capital improvement program, considering in the financial implications existing fund balances dedicated to park improvements and future revenue resources.

The Parks Master Plan Review Committee and staff completed their work and and the City Council adopted the revisions to the Parks Master Plan by Resolution #89-99 on October 17, 1989.

PROCESS:

The fifteen member Committee convened for the first time in late February, 1989. The Committee was divided into three sub-committees of five members each, and each was assigned a region of the City to study with regard to park and recreation needs. The regions were: Westside, Coastal and Eastside. Over the next six months, the Committee held thirteen regular meetings and several meetings each of the three sub-committees.

Staff provided the Committee with documents and excerpts from documents which would provide a history and overview of parks and parks related development, policies and issues. Additionally, staff took the Committee members on a van tour of all of the City's developed and undeveloped parklands as well as those developed parks and parklands in adjacent cities.

The recommendations formulated by the Committee were an amalgamation of input from the community gathered in the following manner, and also included the recommendations of the sub-committees.

Citizen Survey: A recreation intern from California State University Long Beach Leisure Studies Department Masters Degree Program worked with staff and the Committee to develop a Needs Assessment Survey, which was then printed and distributed by mail to each home in Rancho Palos Verdes. Eleven hundred eighty seven surveys were completed and returned, providing a 6% representation response. An analysis and conclusions drawn by the intern and the master's program class from the survey were provided for the Committee. (See Appendix 1)

Public Workshops: A public workshop was convened in each of the three regions of the City. Staff prepared and presented a slide show to familiarize those in attendance with City parks and parklands. Public testimony was taken in each instance and those who testified provided sound input.

Special Interest Groups: Invitations were issued to appear before the Committee to voice their needs and concerns to thirty-six special interest groups. Testimony was taken from representatives of Friends of Point Vicente Interpretive Center, AYSO Regions X, XI, and XII, the Chinese Community, and the Wallace Radio Ranch Foundation. Testimony was also taken from the Assistant Director at Ladera Linda Community Center regarding staff suggestions for Portuguese Bend Fields improvements.

Written Correspondence: Community groups and individual citizens provided written input for the Committee.

Homeowner's Associations: Homeowner's Associations were contacted by mail, asking that park and recreation needs in the City be discussed at their meetings and the information be forwarded to the City in writing or through attendance at the public workshops.

Individual Contacts: Committee members solicited information from the public on an individual basis.

Additionally considered in the Committee's deliberations were standards established by the National Recreation and Park Association and those adopted in Park Study II as they related to the inventory of facilities and amenities present in City and other agency owned parks and parklands.

RECOMMENDATIONS:

The Committee prepared the following recommendations for park development in the City of Rancho Palos Verdes. The recommendations are prioritized as follows:

Immediate: Those acquisitions and developments which should take place as soon as financing is available.

Class A: Acquisitions or development projects which are recommended to be accomplished within the next two years.

Class B: Acquisitions or development projects which are recommended to be accomplished within the next five years.

Class C: Acquisitions and development which should be accomplished as funding becomes available.

The Committee's recommendations were not classified within the priority categories as they felt that Council should have the prerogative to select projects from any of the classifications which would fit available funding or needs perceived at the time funding became available.

PARKS MASTER PLAN REVISION

CLASSIFICATION: IMMEDIATE

- * **Acquire the Miraleste Elementary School Site** from the Palos Verdes Peninsula Unified School District and develop it as a community park. Site amenities should include:

- a tot lot/play area
- picnic tables
- a recreation center (existing buildings if feasible)
- a fenced turf area located away from P.V. Drive East
- resurfacing the existing tennis courts

- ✓ * **Narbonne Avenue Right-of-Way: (Southern Lot)** Delete from the Parks Master Plan. Designate revenue from the sale of the lot for park development.
- * **Develop a Senior Citizens Center at Pt. Vicente Park/Civic Center.**
- * **Purchase the Portuguese Bend Fields site** from the Palos Verdes Peninsula Unified School District.
- ✓ * **Develop an Educational Center at Point Vicente Interpretive Center.**
- ✓ * **Install safety railing at the bluff edge along the trail easement across tract 39672 and provide for access to the trail from Vanderlip Park.**
- ✓ * **Install safety fencing just below the bluff at Del Cerro Park** to restrict access to the canyon below without blocking the view.
- ✓ * **Acquire the Shoreline County Park site** from the County of Los Angeles if it is declared surplus.
- ✓ * **Develop the Westmont Avenue Park site** as a passive park, to open July, 1990.

CLASSIFICATION: A

PORTUGUESE BEND FIELDS:

- * **Add a permanent group picnic pavilion, shuffleboard courts and horseshoe pits.**
- * **Add barbecue pits near the picnic structure.**
- * **Add water fountains and a water outlet only if a group picnic shelter is constructed.**
- * **Add a small building with public restrooms, office and storage similar to that being constructed at Abalone Cove Shoreline Park.**

DEL CERRO PARK:

- * **Add a permanent restroom facility.**
- * **Add a tot lot and play equipment.**
- * **Add a pedestrian trail connecting the bluff top area with the parking lot.**

GRANDVIEW PARKSITE:

- * **Install a parking lot and provide for vehicular and pedestrian access.**

ABALONE COVE SHORELINE PARK

- * **~~Pave paths from the parking~~ lot accessing the picnic tables along the bluff above Abalone Cove.**

PT. VICENTE PARK/CIVIC CENTER AND INTERPRETIVE CENTER

- * **Build a municipal golf course at Point Vicente Park which will wrap around existing and proposed park facilities and utilize neighboring privately held property to give it the proper size to be a championship course. Residents of Rancho Palos should be given priority as to starting times and fees.**

- * **Add interpretive signage** on the grounds at the Point Vicente Interpretive Center.
- * **Obtain an agreement with the U.S. Coast Guard** for access to the lighthouse to conduct docent-led tours.
- * **Add irrigation, turf and fencing** to the athletic field partially completed at Pt. Vicente Park/Civic Center.

CLASSIFICATION: B

POINT VICENTE PARK/CIVIC CENTER:

- * **Add a public restroom facility.**
- * **Construct two paddle tennis courts.**
- * **Add pedestrian paths** throughout the property.
- * **Construct a permanent amphitheater** with tiered semi-circular bench seating with backs.

LOWER HESSE PARK:

- * **Construct four to eight regulation tennis courts, permanent restrooms and parking.** The remainder of the area to be landscaped as an open, passive greenbelt.

GRANDVIEW PARK:

- * **Improve into a cultivated, passive open space** with a small tot lot and restrooms and five to ten picnic sites in the bowl below the bluff -top plateau.

POLICIES,

GOALS, and

RECOMMENDATIONS



CLASSIFICATION: C

LADERA LINDA/PORTUGUESE BEND FIELDS:

- * **Improve the middle and upper parking lots as needed.**
- * **Regrade and pave the access road between the lower and middle parking lots.**
- * **Add benches for casual seating facing the ocean.**
- * **Provide for landscaping as necessary**

DEL CERRO PARK:

- * **Add five to ten picnic tables near the grove of trees below the bluff top area.**

SWITCHBACKS:

- * **Leave as natural open space.**

ABALONE COVE SHORELINE PARK:

- * **Defer all future development of Abalone Cove Shoreline Park pending completion of the RDA project.**

VANDERLIP PARK:

- * **Leave as is.**

MISCELLANEOUS:

The Committee feels strongly that additional soccer facilities are needed in the community and recommends that staff continue to explore the option of City renovation of soccer fields on school grounds and providing maintenance of selected existing fields in lieu of constructing new fields at much greater expense.

Miraleste High School is currently the only facility on the eastside with a large public meeting room, a public pool, a football field, track, gymnasium, etc. Therefore, much recreation is provided to the community by Miraleste High School which cannot be replaced. The future status of the school is uncertain at this point, but in the event it is closed and offered for sale by the School District, the City should consider purchase of at least some of the recreational facilities located there. In the event the site is offered for lease, the City should use its influence to ensure that the lessee continues to make the site's recreational facilities available to the public.



**Parks Master Plan
Policies, Goals and Recommendations**

I. POLICY: The City should attempt to preserve or acquire as much open space as is practical.

A. GOAL: To continue to acquire available surplus public lands.

RECOMMENDATIONS:

1. Actively monitor the availability of surplus public lands;
2. Prioritize available public lands as to those beneficial to the Rancho Palos Verdes Park System;
3. Relate these lands to the financial means available for acquisition;
4. Pursue acquisition of surplus lands through the appropriate government agencies;
5. Continue negotiations with the Palos Verdes Peninsula Unified School District to acquire surplus school sites in areas with parkland deficiencies. If sites are purchased, provide the District a repurchase option;
6. Acquire Point Vicente Coast Guard site should it become available.

B. GOAL: To preserve open space in the slide area through regulatory measures.

RECOMMENDATIONS:

7. Continue zoning which provides for open space;

8. Continue to seek arrangements with owners for access and passive use of the area;
- 9 Determine the type and suitability of a park in the coastal zone east of Inspiration Point.

C. GOAL: To acquire additional undeveloped parcels within tracts and developed neighborhoods to be used for local play areas and vest pocket parks which may be developed at the option of the neighborhoods.

RECOMMENDATIONS:

10. Survey each neighborhood in the City and prepare an inventory of suitable undeveloped lots within tracts;
11. Acquire desired parcels by means of donations;
12. Encourage local neighborhoods to develop this type of park;
13. Encourage scout groups, garden clubs, neighborhoods, or other community groups to 'adopt' these types of parks as on-going service projects;
14. Retain overall City responsibility for coordination of volunteer and/or City maintenance;
15. Reserve the right to sell each parcel at a later date should it become advisable.

II. POLICY: The City should actively seek to influence the development of recreation lands and facilities.

A. GOAL: To influence the development of public lands on the Peninsula that are controlled by other public agencies.

RECOMMENDATIONS:

16. Identify and inventory these sites;
17. Maintain open channels of communication with those jurisdictions having control of public lands within the Peninsula;
18. Establish early involvement in any plans for development;
19. Encourage the formation of a four-city recreation coordinating committee, including representatives from the various Parks and Recreation Commissions or Committees and the Director of Recreation or a representative from each agency.
20. Seek an arrangement with the County of Los Angeles granting review rights over all County development of lands within the City and the Peninsula, with particular emphasis on Palos Verdes Shoreline Park, Friendship Park and South Coast Regional Park to be located on the Peninsula landfill.

B. GOAL: To develop one active recreation site in the Miraleste area of the City.

RECOMMENDATIONS:

21. Proceed with negotiations and feasibility study of acquisition of the Miraleste Elementary School site from the Palos Verdes Peninsula Unified School District;
22. If acquisition is successful, proceed with design of an active recreation site in fiscal year 1989-90;
23. If feasible, continue the leases of the current tenants on the site on a month-to-month basis to off-set the cost of maintenance during the design process.

C. GOAL: To develop a passive recreation site on the

Sanitation Districts' Westmont Avenue site.

RECOMMENDATIONS:

- 24. Finalize the contract with the Sanitation Districts by September 5, 1989;
- 25. Begin construction by March 1, 1990;
- 26. Conduct dedication ceremony by July 1, 1990.

D. GOAL: To continue to ensure provision of adequate park maintenance.

RECOMMENDATIONS:

- 27. Continue to follow established standards for provision of adequate park maintenance;
- 28. Continue to implement established controls on user agreements to assure that areas are kept clean;
- 29. ~~Continue to provide for user fees in conformance with established policies to offset the annual cost of maintenance;~~
- 30. Continue to provide for park maintenance in the City's annual budget.

E. GOAL: To provide appropriate access routes, parking, landscaping, sanitation and utilities on park sites.

- F. GOAL:** To provide tennis courts in diverse locations which meet the standards for courts per citizens as provided by the National Recreation and Park Association:

RECOMMENDATIONS:

31. Continue to utilize all existing courts available in Rancho Palos Verdes and on the Peninsula; assist with upgrade where needed; and coordinate and plan the maintenance of courts with the school district;
32. Consider courts for Hesse Park as the first new court project;
33. Work with developers in the Coastal Zone to provide for public access to courts;
34. Prohibit lighted courts in areas where the lights would cause adverse visual impact;
35. Consider all private and public alternatives for financing;
36. Implement 'private development on public land' policy where feasible;
37. Establish user-fee criteria where appropriate.

- G. GOAL:** To provide space for outdoor concerts, stage performances, exhibits, carnivals, fairs, festivals and other assemblages of people.

RECOMMENDATIONS:

38. Provide space for and construct an amphitheatre on the Pt. Vicente/Civic Center Park site;
39. Continue to implement established criteria for identified uses to provide for limited impact upon surrounding neighborhoods;
40. ~~Continue to impose established user-fees to offset the costs of maintenance of these areas.~~

H. **GOAL:** To provide picnic areas at various locations throughout the City.

RECOMMENDATIONS:

41. Continue to add picnic facilities at selected parks;
42. Develop an outdoor group barbeque facility, including shelter and tables. Consider Portuguese Bend fields as an appropriate site.

I. **GOAL:** ~~To require green belts or other separations between parks and residential areas to minimize nuisance effect and enhance aesthetic appeal.~~

III. **POLICY:** The City should play a leading role in the development of centers for cultural and community activities.

A. **GOAL:** To continue to support increasing use of school facilities under the Civic Center Act.

RECOMMENDATIONS:

43. Continue to utilize all available public schools on the Peninsula for recreational programs;

44. Continue to implement user-fee programs on these sites to offset the costs of such use;

44. Continue to implement user-fee programs on these sites to offset the costs of such use;
45. Seek an arrangement with the School District to provide for maintenance of selected District soccer fields in lieu of constructing additional City fields. The District to be responsible for providing adequate watering of such fields.

B. GOAL: To support and give priority to the establishment of one or more community centers.

RECOMMENDATIONS:

46. Seek to develop a senior citizen center on the Pt. Vicente Park/Civic Center Site. Give high priority to acquisition of funding for the center from the Joslyn Foundation;
47. Provide for community meeting places in the design of a new city hall complex;
48. Continue to provide for community meeting places on all park sites where appropriate in accordance with the established policy;
49. Initiate immediate planning for an educational center at Pt. Vicente Interpretive Center:
 - a. provide for display space for the existing and expanded exhibits;
 - b. provide for a library/meeting room/ lounge for the docent organization;
 - c. provide adequate office space;
 - d. provide one or more classrooms for educational programs;

- e. provide for a large multi-purpose room for community functions, banquets and weddings;
- f. provide for kitchen facilities;
- g. provide adequate storage;
- h. site the building to take the best advantage of view and coastline access;
- i. provide for a schedule of facility-use fees which would offset the costs of operation and maintenance of the facility;
- j. convert the existing facility into a gift shop;
- k. seek outside funding for design, construction and equipment from coastal developers, Friends of Pt. Vicente Interpretive Center, and State, Federal or private foundation grants.

IV. POLICY: The City should continue to encourage and support privately operated recreation facilities.

- A. GOAL: To support the development and expansion of private and commercial recreation facilities in areas that do not significantly interfere with residential communities.**

RECOMMENDATIONS:

50. Declare an open invitation to receive proposals from private and commercial developers for development of needed recreational amenities on public lands in accordance with the adopted 'Private Development on Public Lands' policy;

51. Establish criteria for such facilities which will assure their aesthetic and functional value to the community;
52. Provide for priority or reduced fee usage for residents of Rancho Palos Verdes.

V. POLICY: The City should develop plans to preserve natural, geographical, archaeological, historical, and other unique sites.

A. GOAL: To inventory these sites.

RECOMMENDATIONS:

53. Undertake identification of these sites and write a synopsis of the significance of each along with recommendations for its preservation;
54. Initiate a City ordinance to protect unique geological and archaeological sites from desecration and vandalism.

B. GOAL: Designate unique sites.

RECOMMENDATIONS:

55. Except archaeological sites, provide markers, walkways, signs, etc., which would enable the public to view, yet realize and appreciate the significance of what the site represents;
56. Encourage civic groups to undertake site designation as a service project.

C. GOAL: To institute special ordinances to prevent construction on or destruction of these sites.

D. GOAL: To acquire first right of purchase of these sites.

RECOMMENDATIONS:

- 59. Determine ownership and open negotiations for donation or purchase of selected sites;
- 60. Continue work with the Wallace Radio Ranch Foundation to complete the development of a commemorative park and museum on the Wallace Antenna Farm property.

E. GOAL: To develop roadside stops at scenic sites.

- 61. Work with developers in the coastal zone to provide for vista points with safe access;
- 62. Review each proposed tract map to determine feasibility of vista points and provide for them;
- 63. Include in the development of all City parklands provisions for vista points.

VI. POLICY: The City should improve transportation options by developing a system of trails and paths.

- A. GOAL: To develop foot and bicycle pathways linking neighborhoods with shopping areas, schools and recreational sites.**
- B. GOAL: To develop bicycle, jogging and footpaths along the coastline.**
- C. GOAL: To develop hiking trails or paths in the City to provide for access where the terrain is rugged.**
- D. GOAL: To develop equestrian trails that link with those in other Peninsula cities.**

RECOMMENDATIONS:

62. Coordinate the Parks and Recreation Goals with the General Plan and the Coastal Specific Plan;
63. Continue work by the Trails Committee to develop the City's Trails Network Plan including:
 - a. siting of trails segments for pedestrian, equestrian, bicyclist and mountain bicyclist;
 - b. recommend trail development standards;
 - c. a priority listing of trails segments;
 - d. development of an implementation process;
 - e. development of a safety and signage program;
 - f. development of maintenance standards;
 - g. proposals for funding options and resources for construction and maintenance of trails.
64. Provide for tract map review on each development project by the Trails Committee to site appropriate trail amenities and easements;
65. Provide for development of trails across new tracts as conditions of approval;
66. Integrate recommended bicycle path construction with new road construction;
67. Coordinate linkage of bicycle paths and trails with other Peninsula cities;

68. Establish protective measures at all points of trail or pathway access which will protect the marine, geologic and historic environments;
69. Retain equestrian trails in areas that are appropriately zoned, and on trails which connect equestrian zones;
70. Seek funding for trails development from all available appropriate resources.

VII. POLICY: The City should use various sources for funding the acquisition and operation of parks and recreation lands and facilities.

- A. GOAL: To establish and use specific revenue resources for development of parks and recreation facilities.**

RECOMMENDATIONS:

71. Continue to designate revenue from the Environmental Excise Tax Fund for the exclusive purpose of parks development;
72. Utilize coastal in lieu fees where appropriate for the development of parks in the coastal zone;
73. Continue to designate surplus revenue from Abalone Cove Shoreline Park fees to provide for development of that site;
74. Continue to designate Pt. Vicente Interpretive Center gift shop net profit for development, enhancement and repairs to the exhibits.

- B. GOAL: To require builders and developers to provide lands or funds for the acquisition of lands.**

RECOMMENDATIONS:

- 75. Obtain suitable land in preference to funds in the application of the Quimby Act.

- C. **GOAL: To be consistent in seeking outside funding for the development of parks and recreation lands and facilities.**

RECOMMENDATIONS:

- 76. Monitor actively the availability of suitable grant funding from Federal, State, County, Local and private foundation resources;
- 77. Assign a member of the Recreation and Parks staff to research and prepare applications for grants.

- D. **GOAL: To encourage gifts of land, money and equipment for parks and recreation use.**

RECOMMENDATIONS:

- 78. Continue to seek financial assistance from local charitable, civic and special interest organizations for the development and maintenance of parks and recreation facilities and programs;
- 79. Update the 'gifts for parks' program and re-issue the brochure during fiscal year 1989-90.

- E. **GOAL: To charge user-fees for the use of recreation facilities and programs where practical, appropriate and fair.**

RECOMMENDATIONS:

- 80. **Revise the 'Facility Use Policy and Fee Schedule' during fiscal year 1989-90 and bi-annually thereafter.**

81. Complete a fiscal analysis of Recreation Program fees and expenditures and revise formulas, class offerings, and pay rates as appropriate to increase revenue during fiscal year 1989-90.

VIII. POLICY: The City should continue to a) encourage developers and landholders to preserve land as open space; and b) encourage developers and landholders to include land for recreational use in their development plans.

IX. POLICY: The City should encourage local citizens to participate to the maximum extent possible in the planning, development, maintenance and operation of recreation lands and facilities and programs.

- A. GOAL: To utilize the resources and talents of community organizations and local citizens in the planning, development, maintenance and operation of recreation lands, facilities and programs.**

RECOMMENDATIONS:

82. Re-establish a Recreation and Parks Committee to:
 - a. serve as an advisory body to the City Council on matters of Park Planning;
 - b. consider those items referred to the Committee by the City Council or staff;
 - c. provide for a public forum for the City Council in matters involving park development and related issues;
 - d. review, comment and recommend on Capital Improvement Programs pertaining to parks and recreation facilities;
 - e. provide for review of proposed developments for the determination of parkland dedication.

- 83. Continue to develop appropriate organizations affiliated with the Department of Recreation and Parks to provide volunteer opportunities which will enhance programs, facilities and the ability to acquire lands, develop and maintain facilities and maintain and expand programs;
- 84. Establish parks and recreation ad hoc committees throughout the community to assist with park and recreation planning as appropriate.

X. POLICY: The City should support all methods at its disposal to provide for the beautification of public places.

- A. GOAL: To establish and implement an "Art in Public Places Program" by February 1, 1990.**
- B. GOAL: To seek revenue resources outside the City budget to provide for art in public places.**
- C. GOAL: To set as conditions for major developments, the installation of art in public places.**

XI. POLICY: The city shall have a separate and distinct Recreation and Parks Department.

MISSION: It shall be the purpose of the Department of Recreation and Parks to develop and implement recreation programs, facilities, and activities focusing on the pursuit of a meaningful use of leisure time and the improvement of the quality of life for all residents of the City of Rancho Palos Verdes and the Palos Verdes Peninsula.

- A. GOAL: To practice and communicate the philosophy that recreation means any activity, voluntarily engaged in, which allows for the education, entertainment, and physical, mental, cultural or moral development of any participant or observer which leads to an advanced feeling of self-worth.**

- B. GOAL: To develop continuous and expanding programs which are responsive to the needs and desires of the community, and provide both structured and drop-in programs for all ages in as many areas of interest as possible; at the same time providing for those who wish to avail themselves of City facilities on a self-directed basis.**
- C. GOAL: To develop, expand, change, curtail or eliminate operations to provide equal recreation opportunities for all citizens of Rancho Palos Verdes.**
- D. GOAL: To participate in the process of facility development to provide those which are properly designed for the proposed use; aesthetically pleasing; cost efficient; and provide for effective and responsible stewardship of public funds.**
- E. GOAL: To keep abreast of trends and changes that affect the level of service and type of programming and facility needs.**
- F. GOAL: To be sensitive to and cooperative with other service providing agencies to avoid duplication of effort and ensure maximum public benefit.**
- G. GOAL: To establish and maintain 'user-friendly' policies, practices and procedures that afford the public a maximum opportunity for enjoyment of City facilities and programs while providing for the most effective management of facilities and personnel.**
- H. GOAL: To be constantly aware of pending legislation and make recommendations to the City Council to support or oppose those which would impact Park and Recreation opportunities in the City.**
- I. GOAL: To conduct the Department's business in a manner which will provide recognition as a highly ethical and responsible organization among employees, taxpayers, suppliers, governmental and private agencies, the press and the public.**

- J. **GOAL:** To actively seek new ways to reduce operating expenses, and to monitor constantly and consistently revenues and expenditures to prevent deficit spending.
- K. **GOAL:** To provide a consistent vehicle for expanded services by seeking opportunities for joint ventures with other agencies.
- L. **GOAL:** To maintain an operating climate that will attract and retain the most qualified and competent of employees and contribute to their continuing growth and commitment to the citizens of Rancho Palos Verdes and to the Recreation Profession.
- M. **GOAL:** To develop and provide continuing training and evaluation to provide for the optimum development of department personnel.
- N. **GOAL:** To foster a climate wherein innovation is an acceptable and encouraged practice, and staff is recognized and rewarded for their contributions to the quality of life of the residents of Rancho Palos Verdes.
- O. **GOAL:** To provide a consistent and effective risk management system for participants and employees alike.
- P. **GOAL:** To provide a cooperative environment with other City Departments to positively affect park development, maintenance and operations.
- Q. **GOAL:** To provide a ready resource for assistance in all aspects of the delivery of City services and programs.